

ECONOMIC DEVELOPMENT COMMISSION

March 26, 2009

Minutes of the Economic Development Commission held at 8:15 A.M., on Thursday, March 26, 2009 at North Haven Town Hall.

Members Present: Ralph Durante, Walter Mann, Thomas Dunham, Deborah Moore, Frank Maher, William Gambardella, Radha Prasad

Members Absent: Frank Maher, LuAnn Buono, Walter Nester

Also Present: First Selectman Janet McCarty, Alan Fredricksen

The following materials were either mailed to the members prior to this meeting or distributed at this time:

1. Agenda – March 19, 2009
2. Minutes of Meeting held on February 25, 2009

ECONOMIC DEVELOPMENT BREAKFAST – APRIL 30TH

Mr. Durante said that the breakfast will take place on April 30th at Covidien. Mr. Mann will prepare a slide show of new businesses. The Commission members discussed possible speakers. The list includes Doug Gray, North Haven Commons; Mickey Rabina and Lynn Lawrence, Valley Service Road Extension; Richard Steinberg, Mall Properties; Joe Rubetone and Pat Healy, Quinnipiac University; David Fusco, Anthem; Scott Flora, Covidien; and Bob Landino, Rite Aid.

NORTH HAVEN COMMONS

Mr. Mann said that Doug Gray has a new partner. Mr. Fredricksen said that work is continuing at the site and that Mr. Gray's partner wants to obtain information on the TIF. Mr. Fredricksen is assisting him in this matter.

RABINA

Mr. Durante said there was no news about this site.

QUINNIPIAC UNIVERSITY LAND DONATION

Mr. Durante has been trying to get in touch with Mr. Healy about the soccer fields that were promised to the Town. Mr. Durante said that he would like to set up a meeting with Quinnipiac University and would like First Selectman McCarty to attend.

ANTHEM

Mr. Durante said he wants to stay in contact with Anthem and keep them in town.

MALL PROPERTIES

Mr. Steinberg of Mall Properties is anxious for the Town to pursue the extension of Valley Service Road and wants to be kept in the loop on our progress.

RAILROAD STATATION

Mr. Prasad is overseeing this project. He said that William Associates has been retained to do an economic impact study and the report will be finished in April. He said that the project is a very slow moving process and will take years to complete.

POST OFFICE

First Selectman McCarty had a meeting with Rosa DeLauro's office about moving the location of the post office in North Haven. First Selectman McCarty said that unless the Town can physically move them into a new location and do everything for them, the post office won't even consider it.

RITE AID

Mr. Fredricksen said that construction has begun on the site. The Chinese restaurant is currently being built with Rite Aid to follow.

COVIDIEN

Covidien is looking to lease property in New Haven County. Mr. Durante said he will talk with Scott Flora to inform of possible locations in North Haven.

WB MASON BUILDING

Mr. Fredricksen said that CBS Outdoors Digital Billboards wants to purchase/lease the WB Mason building on Washington Avenue.

EMPIRE PAVING

Mr. Durante said that he has spoken with the Town Attorney about the TIF for this site. Mr. Durante stated that Empire has secured a big job with the State and that the Town should pursue the TIF with Empire.

HAYNES DEVELOPMENT – ELM STREET

Mr. Durante explained that this property was formerly owned by the UI and was sold to Haynes/Atlas. They split up and Haynes now owns the property. First Selectman McCarty met with Haynes. They want to extend the Rte. 40 connector for possible retail development.

CIRCUIT WISE

Mr. Durante said that the property has been listed with Colonial Properties. Mr. Fredricksen said that if the zoning was changed to office/retail use, it might open up more possibilities for the site.

LIBBYS, TACO BELL, LONG HORN, LOU YACCARINO, CALCAGNI

Libby's is open for business and doing well. The former Verizon building has been demolished and construction should begin soon on Taco Bell/KFC. Long Horn is moving along and should

be opened by the summer. The Calcagni building on Broadway has been leased with an option to buy to attorneys Williams, Walsh & O'Connor. Mr. Yaccarino has filed an appeal with the P&Z Commission.

ADJOURNMENT

There being no further business before the Commission Mr. Durante moved to adjourn the meeting at 9:35 AM, seconded by Mr. Dunham.